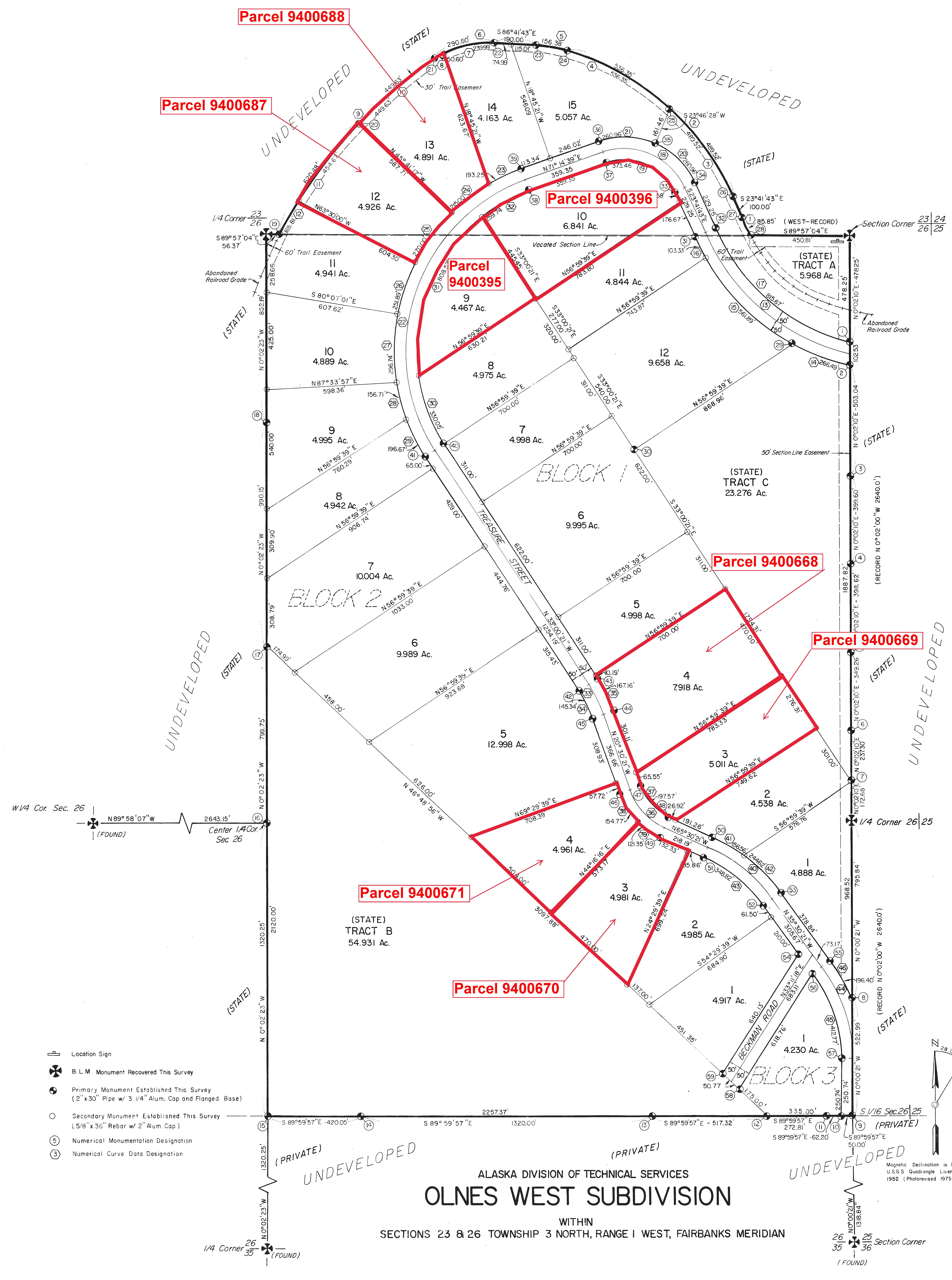
OLNES WEST SUB. 82-15
Ptn. SEc. 23 & 26 T3N R1W F.M.
1/19/82



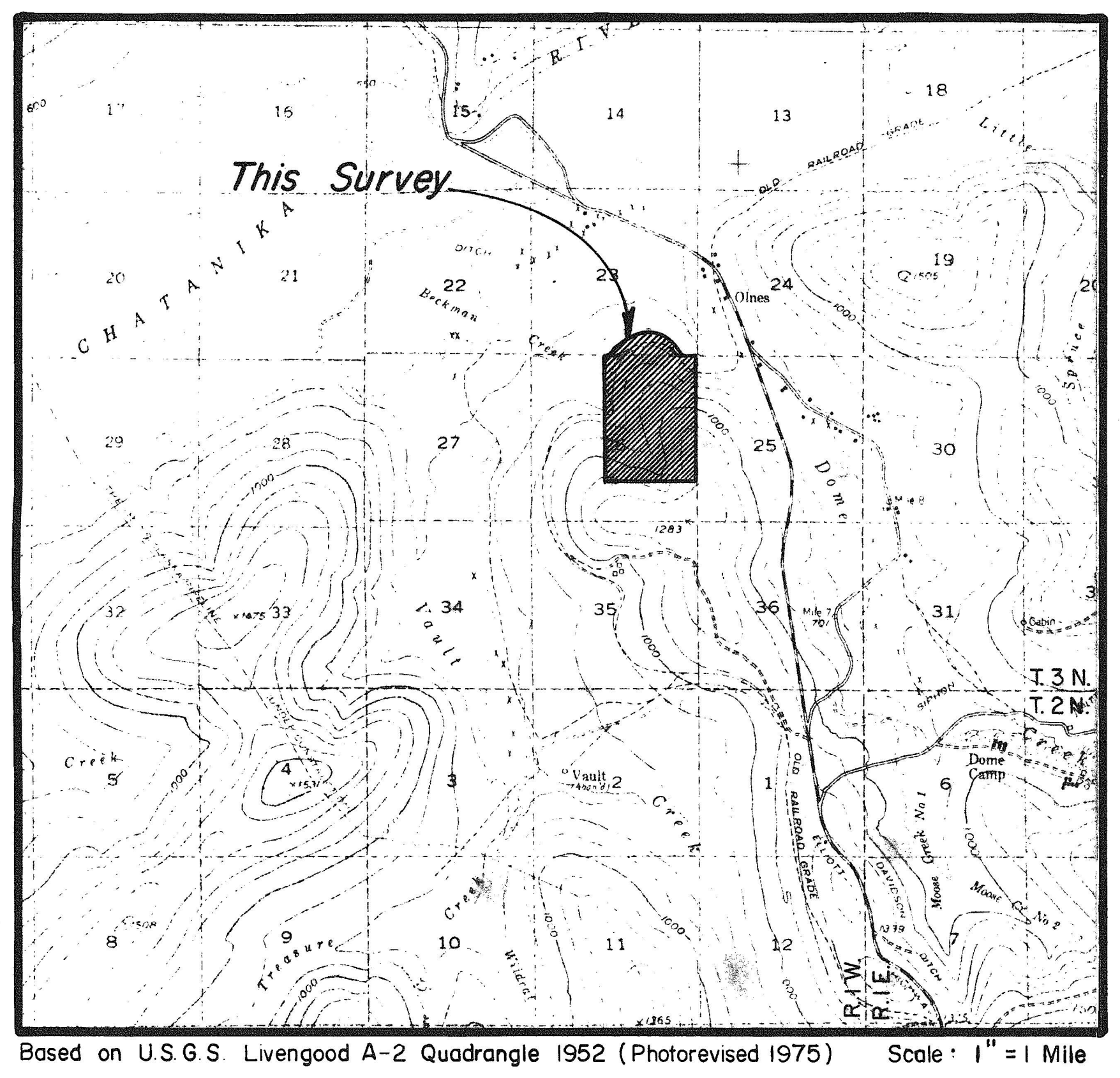
Magnetic Declination is based on U.S.G.S. Quadrangle Livengood A-2 1952 (Photorevised 1975)

Location Sign
B.L.M. Monument Recovered This Survey
Primary Monument Established This Survey (2"x30" Pipe w/ 3 1/4" Alum. Cap and Flanged Base)
Secondary Monument Established This Survey (5/8"x 36" Rebar w/ 2" Alum. Cap)
⑤ Numerical Monumentation Designation
③ Numerical Curve Data Designation

ALASKA DIVISION OF TECHNICAL SERVICES

OLNES WEST SUBDIVISION

WITHIN
SECTIONS 23 & 26 TOWNSHIP 3 NORTH, RANGE 1 WEST, FAIRBANKS MERIDIAN



Based on U.S.G.S. Livengood A-2 Quadrangle 1952 (Photorevised 1975) Scale: 1" = 1 Mile

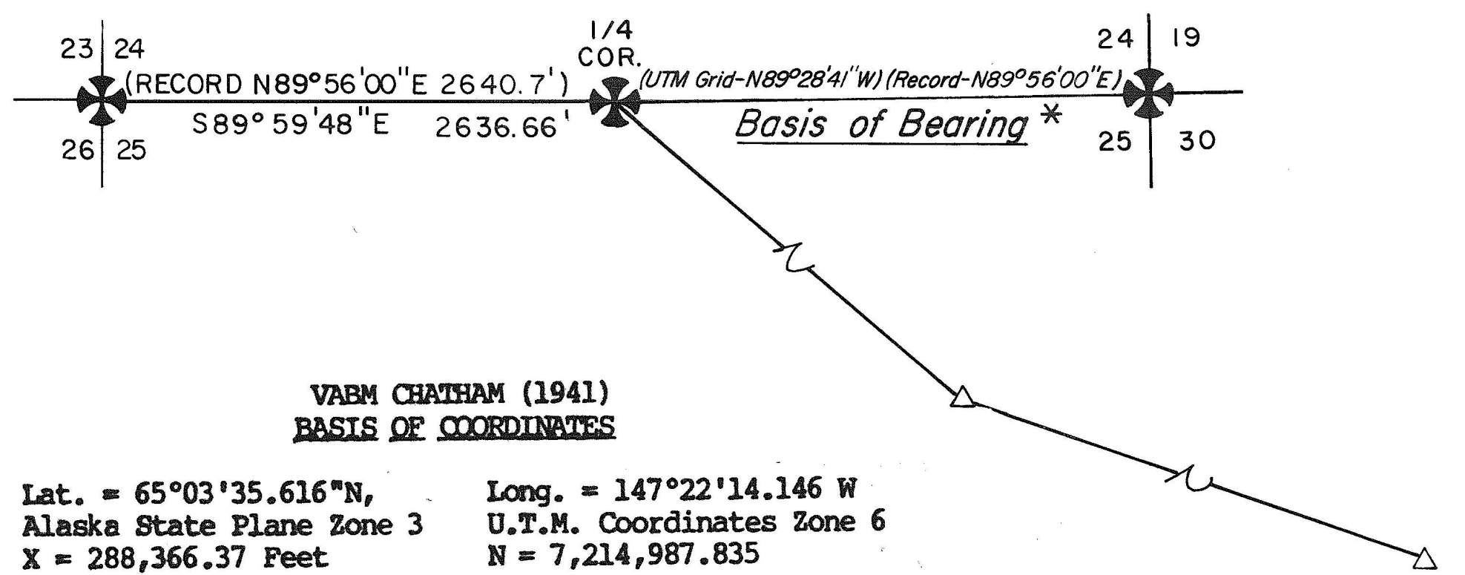
VICINITY MAP

S.W. Cor. Sec. 24
T3N, R1W, F.M.
Lat. = 65°03'57.528"
Long. = 147°40'28.904"
Alaska State Plane Zone 3
X = 241,477.244 Feet
Y = 4,047,643.001 Feet
△α = -1°31'07.251"
S.F. = 0.99997599

U.T.M. Coordinates Zone 6
N = 7,215,784.528 M.
E = 468261.262 M.
Convergence = -0°36'42.533"
S.F. = 0.99961233

S. 1/4 Cor. Sec. 24
T3N, R1W, F.M.
Lat. = 65°03'57.533"
Long. = 147°39'27.427"
Alaska State Plane Zone 3
X = 244,112.949 Feet
Y = 4,047,573.987 Feet
△α = -1°30'11.495"
S.F. = 0.99997445
U.T.M. Zone 6
N = 7,215,776.213 M.
E = 469,064.567M
Convergence = -0°35'46.785"
S.F. = 0.99961172

S.E. Cor. Sec. 24
T3N, R1W, F.M.
Lat. = 65°03'57.563"
Long. = 147°38'25.878"
Alaska State Plane Zone 3
X = 246,751.821 Feet
Y = 4,047,508.145 Feet
△α = -1°29'15.675"
S.F. = 0.99997292
U.T.M. Zone 6
N = 7,215,768.880 M.
E = 469,868.822 M.
Convergence = -0°34'50.972"
S.F. = 0.99961111


23 24
26 25
(RECORD N89°56'00"E 2640.7')
S89°59'48"E 2636.66'
1/4 COR.
(UTM Grid-N89°28'41"W) (Record-N89°56'00"E)
Basis of Bearing *
24 19
25 30

VABM CHATHAM (1941)
BASIS OF COORDINATES

Lat. = 65°03'35.616"N,
Alaska State Plane Zone 3
X = 288,366.37 Feet
Y = 4,044,285.74 Feet
△α=-1°14'34.185"
S.F =.99995092

Long. = 147°22'14.146 W
U.T.M. Coordinates Zone 6
N = 7,214,987.835
E = 482,562.417
Convergence = -0°20'09.739"
S.F. = 0.99960372

VABM IOWA (1941)
Lat. = 64°59'21.458"
Long. = 147°09'51.456"
Alaska State Plane Zone 3
X = 319,742.82 Feet
Y = 4,017,827.46 Feet

* Basis of Bearing is from Plat of U.S. Rectangular Survey of T.3N., R.1W., F.M. Approved Dec. 22, 1913.

HORIZONTAL CONTROL DIAGRAM

SELECTION INFORMATION
General Selection 566
Tentative Approval dated 8-12-64

James H. Wellman
No. 3183-S

1 Meter = 3.280833 SURVEY FEET

1 Acre = 0.4047 HECTARE

SCALE
0' 50' 100' 250' 500' 750'
0m 50m 100m 200m 300m

82-15
~~RECORDED~~ - FILED NC
FBKS REC. DIST.
DATE 1-19, 1982
TIME 11:47 AM
Requested by FNSB
Address

DATE OF SURVEY Beginning August 3, 1980 Ending June 28, 1981	NAME OF SURVEYOR R & M CONSULTANTS, INC. P.O. BOX 2630 FAIRBANKS, ALASKA 99707

STATE OF ALASKA
DEPARTMENT OF NATURAL RESOURCES
DIVISION OF TECHNICAL SERVICES
ANCHORAGE, ALASKA

L.A.D.S. No. 0204-81-1-3
ALASKA STATE LAND SURVEY No. 81-38
A PLAT OF
OLNES WEST SUBDIVISION
WITHIN
SECTIONS 23 & 26 T.3N., R.1W., F.M.

DRAWN BY: L.D.S. DATE: July, 1981	APPROVAL RECOMMENDED: Clyde Dunn Jr. 9/9/81 Chief Cadastral Surveyor Date	
SCALE: 1" = 200'	CHECKED: L.R.A.	FILE NO. 81-38

Sheet 1 of 2

CURVE TABLES

Curve Desig.	Location	Delta	Radius	Degree	Arc. (ft.)	Chord (ft.)	Tan. (ft.)	Chord Bearing
1	Boundary, Tract A	06°28'20"	760.00	07°32'20"	85.85	85.80	42.97	S26°55'53"E
2	Boundary	49°00'00"	1199.54	04°46'35"	1025.86	994.88	546.66	S48°11'43"E
3	Tract A	23°22'54"	1199.54	04°46'35"	489.52	486.13	248.21	S35°23'10"E
4	L15, B2	25°37'06"	1199.54	04°46'35"	536.35	531.89	272.73	S59°53'10"E
5	Boundary, L15, B2	14°00'00"	640.00	08°57'09"	156.38	155.99	78.58	S79°41'43"E
6	Boundary	37°00'00"	450.00	12°43'57"	290.60	285.57	150.57	N74°48'17"E
7	L14, B2	30°33'25"	450.00	12°43'57"	239.99	237.16	122.92	N78°01'35"E
8	L13, B2	06°26'35"	450.00	12°43'57"	50.60	50.58	25.33	N59°31'35"E
9	Boundary	29°45'49"	2060.00	02°46'53"	1070.11	1058.12	547.42	N41°25'23"E
10	L13, B2	12°30'21"	2060.00	02°46'53"	449.63	448.74	225.71	N50°03'07"E
11	L12, B2	12°38'46"	2060.00	02°46'53"	454.67	453.75	228.26	N37°28'33"E
12	L11, B2	04°36'42"	2060.00	02°46'53"	165.81	165.76	82.95	N28°50'49"E
13	Centerline Treasure Street	53°32'22"	935.00	06°07'40"	873.70	842.26	471.68	S50°27'54"E
14	Tract C	15°30'04"	985.00	05°49'01"	266.49	265.67	134.06	S70°08'26"E
15	L12, B1	32°41'02"	985.00	05°49'01"	561.89	554.30	288.82	S46°02'53"E
16	L11, B1	06°00'39"	985.00	05°49'01"	103.33	103.29	51.71	S26°42'02"E
17	Tract A	52°48'26"	885.00	06°28'27"	815.67	787.11	439.39	N50°05'56"W
18	Centerline Treasure Street	85°03'38"	301.56	19°00'00"	447.69	407.69	276.62	S66°13'32"E
19	L10, B1	85°03'38"	251.56	22°46'35"	373.46	340.09	230.71	S66°13'32"E
20	Tract A	42°31'49"	351.56	16°17'52"	260.96	255.01	136.82	N44°57'37"W
21	L15, B2	42°31'49"	351.56	16°17'52"	260.96	255.01	136.82	N87°29'26"W
22	Centerline Treasure Street	104°15'00"	818.51	07°00'00"	1489.29	1292.19	1052.37	N19°07'09"E
23	L14, B2	12°44'55"	868.51	06°35'49"	193.25	192.85	97.03	S64°52'13"W
24	L13, B2	14°11'01"	868.51	06°35'49"	215.00	214.45	108.05	S51°24'14"W
25	L12, B2	17°48'43"	868.51	06°35'49"	270.00	268.91	136.10	S35°24'22"W
26	L11, B2	16°37'01"	868.51	06°35'49"	251.89	251.01	126.83	S18°11'29"W
27	L10, B2	19°34'33"	868.51	06°35'49"	296.74	295.30	149.83	S00°05'42"W
28	L9, B2	10°20'19"	868.51	06°35'49"	156.71	156.50	78.57	S14°51'43"E
29	L8, B2	12°58'28"	868.51	06°35'49"	196.67	196.25	98.76	S26°31'08"E
30	L8, B1	24°36'25"	768.51	07°27'20"	330.05	327.52	167.61	N20°42'09"W
31	L9, B1	60°16'43"	768.51	07°27'20"	808.52	771.75	446.20	N21°44'25"E
32	L10, B1	19°21'53"	768.51	07°27'20"	259.74	258.50	131.12	N61°33'44"E
33	Centerline Treasure Street	12°30'00"	716.20	08°00'00"	156.25	155.94	78.44	N26°45'21"W
34	L5, B2	12°30'00"	666.20	08°36'01"	145.34	145.05	72.96	S26°45'21"E
35	L4, B1	12°30°00"	766.20	07°28'41"	167.16	166.83	83.91	N26°45'21"W
36	Centerline Treasure Street	45°00'00"	301.56	19°00'00"	236.84	230.80	124.91	N43°00'21"W
37	L3, B1	45°00'00"	251.56	22°46'35"	197.57	192.53	104.20	N43°00'21"W
38	L4, B2	25°13'23"	351.56	16°17'52"	154.77	153.52	78.66	S33°07'03"E
39	L3, B2	19°46'37"	351.56	16°17'52"	121.35	120.75	61.28	S55°37'03"E
40	Centerline Treasure Street	30°00'00"	716.20	08°00'00"	375.00	370.73	191.90	N50°30'21"W
41	L2, B1	11°42'27"	766.20	07°28'41"	156.56	156.29	78.55	N59°39'07"W
42	L1, B1	18°17'33"	766.20	07°28'41"	244.62	243.58	123.36	N44°39'08"W
43	L2, B2	30°00'00"	666.20	08°36'01"	348.82	344.85	178.51	S50°30'21"E
44	Centerline Treasure Street	35°30'00"	716.20	08°00'00"	443.75	436.69	229.26	N17°45'21"W
45	L1, B3	35°30'00"	666.20	08°36'02"	412.77	406.20	213.25	S17°45'21"E
46	L1, B1	14°41'12"	766.20	07°28'41"	196.40	196.86	98.74	N28°09'45"W

Notes

1. This survey was executed under the terms of contract GSC 256.
2. Bearings and distances shown hereon are true bearings and true distances.
3. All coordinates shown are based upon the Alaska Coordinate System, Zone 3.
4. The U.T.M. and metric data is being shown hereon for information purposes only.
5. Unless vacated, all section lines are subject to a fifty foot easement each side of the section line, which is reserved to the State of Alaska for public highways under AS 19.10.010.
6. A section line easement vacation plat has been applied for affecting certain lots within this subdivision.
7. The abbreviations ADL (Alaska Division of Lands), DTS (Division of Technical Services) and DNR (Department of Natural Resources) are synonymous.
8. ~~Any subsequent owner of an parcel within the subdivision automatically becomes a member of the Homeowners' Association created to govern said subdivision.~~
9. There is a fifteen (15) foot utility easement each side of common interior lot lines. There is a thirty (30) foot utility easement inside of lot lines not common to other lots and a thirty (30) foot utility easement within all lots and tracts located adjacent to right-of-way lines. There is an easement of thirty (30) foot radius at each pole location for guys or anchors. The right shall be reserved for the involved utility companies to cut any trees, within or without the easement, which reasonably present a danger to the utility.
10. The land located within the bounds of this subdivision has been determined to contain localized areas of permafrost soils. Approval of on-site wastewater disposal systems by the Alaska Department of Environmental Conservation is required prior to the installation of such systems.
11. Parcels within this subdivision may contain wetlands as defined within the purview of Section 404 of the Clean Water Act and may require Department of Army, Corps of Engineers permits prior to the placement of fill material into these areas. Contact with Department of Army Corps of Engineers should be made prior to commencing construction.
12. Public access across State owned tracts may be obtained by application to the North Central District Office of the Department of Natural Resouces.
13. Record dimensions and bearings appear in parenthesis and are taken from original 1912 GLO Survey notes of T.3N., R.1W., F.M.
14. Access to the southern boundary of this subdivision is provided from the continuation of Treasure Street in Vault Subdvision, Sections 35 and 36, T. 3 N., R. 1 W. The access is across the SE 1/4, NE 1/4, Section 35, T. 3 N., R. 1 W. to the section line between Sections 35 and 36. This access continues north along the section line between Sections 25 and 26 to the platted Treasure Street right-of-way in Olnes West Subdivision. Where the access is not on a section line it has been identified as ADL #403433, a 100 foot wide public access and utility easement. Access from the northern portion of Olnes West Subdivision will be from the extention of Treasure Street across the NW 1/4 of Section 25 to the New Elliot Highway. ADL #403433, a 100 foot wide public access and utility easement is also provided over State land in this 1/4 section.
15. Material Site 64429, within Section 1, T. 2 N., R. 1 W., F.M., may be used to provide material for road constuction. This site will be retained in State ownership and classified as a material site. Free use permits will be provided to those in the subdivision by the State of Alaska, Department of Natural Resources.
16. A 30 foot wide public utility easement (ADL 403543) is adjacent to all public access easements (ADL 403433) running to and from this subdivision.
17. Location signs are temporary and are placed to aid the public in locating the project area. These signs will be removed approximately one year after the survey has been completed.
18. The tracts designated as "State Land" currently are identified to remain in State ownership and control.

BEARING TREE DATA

Monument Desig.	B.T. No.	Bearing	Distance	Description
1	1	N45°00'E	8.2'	2" Spruce
	2	S37°00'E	12.6'	2" Spruce
	3	S68°30'W	11.8'	2" Spruce
2	1	N04°30'E	17.1'	3" Spruce
	2	S56°00'E	17.4'	3" Spruce
	3	S38°30'W	19.8'	3" Spruce
3	1	N12°00'E	19.3'	3" Spruce
	2	N58°00'W	5.4'	3" Spruce
	3	S49°30'W	11.1'	4" Spruce
4	1	N56°00'E	9.5'	4" Birch
	2	S45°30'E	3.9'	3" Spruce
	3	S21°30'E	24.0	3" Spruce
5	1	N02°00'E	14.8'	2" Spruce
	2	S42°00'E	14.3'	3" Spruce
	3	S88°00'W	18.7'	4" Spruce
6	1	N28°00'W	10.6'	3" Aspen
	2	N33°30'E	6.9'	3" Spruce
	3	S55°00'W	17.2'	4" Spruce
7	1	N02°00'W	12.3'	7" Spruce
	2	S52°00'E	36.0'	6" Birch
	3	S36°00'W	22.5'	5" Spruce
E1/4 S26	1	N14°00'W	19.3'	5" Spruce
	2	S38°30'E	9.8'	6" Spruce
	3	S78°00'W	4.3'	4" Spruce
8	1	N38°00'E	27.3'	4" Aspen
	2	S31°00'E	18.3'	7" Aspen
	3	N66°00'W	10.6'	5" Aspen
9	1	N33°00'E	21.2'	4" Aspen
	2	S43°00'E	20.7'	5" Aspen
	3	N75°00'W	12.5'	6" Birch
10	1	S30°00'E	16.8'	6" Birch
	2	S10°00'W	9.5'	6" Birch
	3	N90°00'E	7.8'	5" Birch
11	1	S15°00'E	21.0'	5" Birch
	2	S30°00'W	34.0'	7" Birch
	3	N02°00'W	6.3'	5" Spruce
12	1	N17°00'E	6.1'	3" Spruce
	2	N25°00'W	3.2'	2" Spruce
	3	S62°00'W	16.2'	2" Spruce
13	1	N36°00'W	22.3'	3" Spruce
	2	N24°30'E	23.2'	2" Spruce
	3	S05°30'W	9.7'	3" Spruce
14	1	N17°00'W	11.8'	5" Spruce
	2	N38°00'E	21.6'	5" Spruce
	3	S38°00'W	18.8'	3" Spruce
15	1	N15°00'E	9.0'	4" Birch
	2	S77°30'E	16.9'	3" Spruce
	3	S84°00'W	8.4'	3" Spruce
16 Center 1/4 Cor. Sec.26	1	N24°00'W	12.5'	3" Spruce
	2	N76°30'E	10.2'	3" Spruce
	3	S19°00'W	24.4'	3" Spruce
17	1	N02°00'E	13.0'	5" Birch
	2	S77°00'E	8.7'	4" Birch
	3	N88°30'W	6.0'	4" Birch
18	1	N04°30'E	19.7'	7" Birch
	2	S81°00'E	14.2'	3" Willow
	3	S45°00'W	7.7'	3" Willow
1/4 Cor 23/26	1	N27°00'W	6.4'	3" Birch
	2	S65°00'E	10.8'	4" Birch
	3	S08°00'W	20.7'	4" Birch
19	1	N49°00'W	5.6'	7" Aspen
	2	N87°00'E	23.2'	6" Birch
	3	S76°00'W	3.0'	6" Aspen
20	1	N17°30'E	9.9'	4" Aspen
	2	S47°00'E	4.5'	2" Aspen
	3	N88°00'W	6.3'	6" Aspen
21	1	N25°00'W	10.2'	7" Aspen
	2	N78°00'E	2.6'	5" Aspen
	3	S87°00'W	9.3'	5" Aspen
22	1	N25°00'W	8.3'	4" Birch
	2	N46°30'E	10.4'	5" Birch
	3	S19°00'W	15.5'	4" Birch
23	1	N04°30'E	16.1'	6" Aspen
	2	S46°00'E	16.7'	10" Birch
	3	S86°00'W	8.0'	5" Birch
24	1	S85°00'W	6.0'	6" Aspen
	2	N01°30'W	8.1'	4" Birch
	3	N78°00'E	8.3'	4" Birch
25	1	N23°30'E	4.4'	4" Birch
	2	S12°00'E	5.3'	4" Birch
	3	S78°30'W	1.9'	4" Birch
26	1	N44°00'E	21.7'	4" Birch
	2	S29°30'E	1.9'	4" Birch
	3	N56°00'W	25.9'	9" Birch
27	1	N24°00'E	6.8'	3" Birch
	2	S20°30'E	11.0'	4" Birch
	3	N62°00'W	10.3'	5" Birch
28	1	N42°30'E	17.8'	5" Aspen
	2	S71°00'E	33.1'	3" Aspen
	3	N26°00'W	4.9'	4" Aspen
Sec Cor 23 24 / 25 26	1	N13°30'W	29.7'	3" Spruce
	2	S82°00'E	61.5'	3" Spruce
	3	S08°00'W	67.1'	2" Spruce

A.S.L.S. 81-38 ACREAGE SUMMARY

Boundary of Survey	270.375 Acres =	109.421 Hectares
Tracts A through C	84.175 Acres =	34.066 Hectares
Roadways	17.200 Acres =	6.961 Hectares

	ACRES	HECTARES
Block 1	73.131	29.596
Block 2	91.637	37.085
Block 3	4.230	1.712
	168.998	68.393

82-15

~~RECORDED~~ - FILED NC
FBKS REC. DIST.
DATE 1-19, 1982
TIME 11:47 AM
Requested by FNSB
Address ____

CERTIFICATE OF APPROVAL BY THE PLATTING BOARD ~~PLANNING COMMISSION~~

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE REGULATIONS OF TITLE 17. SUBDIVISIONS. OF THE FAIRBANKS NORTH STAR BOROUGH CODE OF ORDINANCES. AND THAT SAID PLAT HAS BEEN APPROVED BY THE COMMISSION. MOTION OF ____ . 19 . AND THAT THE PLAT SHOWN HEREON HAS BEEN APPROVED FOR RECORDING IN THE FAIRBANKS RECORDING DISTRICT. FAIRBANKS. ALASKA.

DATED THIS 13TH DAY OF January . 1982 AT FAIRBANKS. ALASKA.

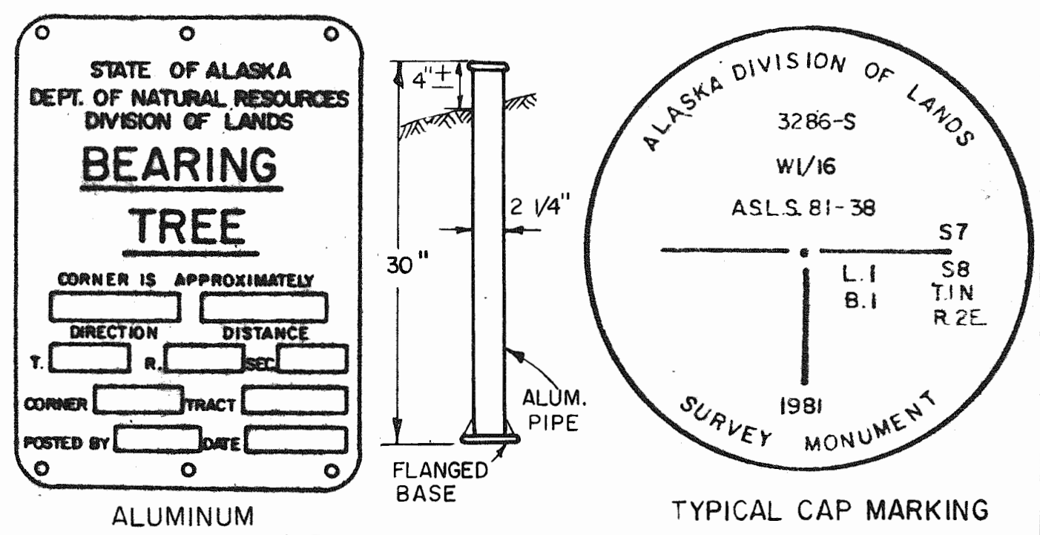
Jeannette G. James
CHAIRMAN. FAIRBANKS NORTH STAR BOROUGH PLANNING COMMISSION

ATTEST:
Gary J. Patrick
CLERK OF THE COMMISSION

APPROVED DATE 1-13-82

TYPICAL PRIMARY MONUMENT & BEARING TREE TAG

Primary monuments set this survey are 2 1/2"OD, 30" long and have a 3 1/4" aluminum cap with magnet, and a flange base. 4 1/2"x6" yellow bearing tree tags were stamped and nailed to the trees. A 2"x4"x6' white witness post was set adjacent to the monuments.

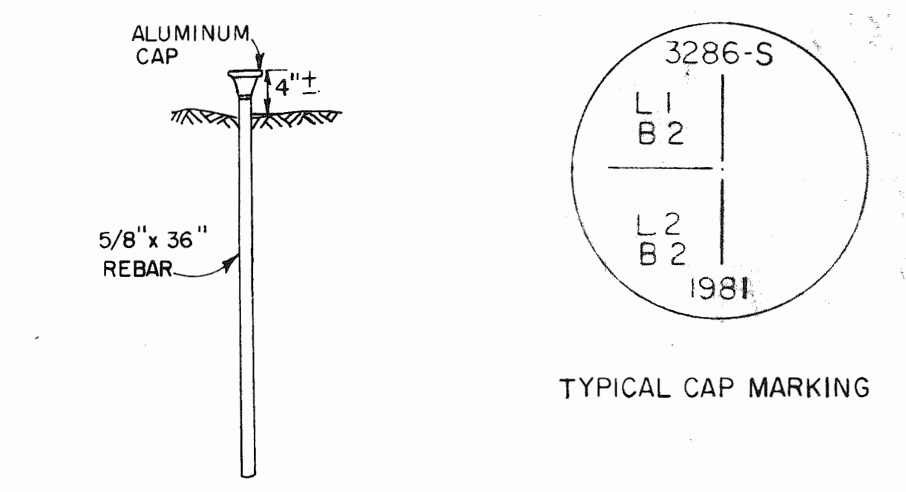


ALUMINUM BEARING TREE PLATE

TYPICAL CAP MARKING

TYPICAL SECONDARY MONUMENT

Secondary monuments set this survey are 5/8"x36" rebar and have a 1 1/2" aluminum cap.



TYPICAL CAP MARKING

DEDICATION OF EASEMENTS, PUBLIC UTILITIES AND RIGHTS OF WAY

I hereby dedicate for public or private use, as noted, all easements, public utility areas, rights-of-way as shown and described hereon.

Date: 9-9-81 Joseph C. Bunl
Acting Director
Alaska Division of Technical Services

NOTARY'S ACKNOWLEDGMENT

Subscribed and sworn to before me this 9th day of Sept, 1981.

Notary for Alaska Miles W. Kullberg

My Commission Expires 12-10-84

MILES W. KULLBERG

OWNERSHIP CERTIFICATE

I, the undersigned, hereby certify that I am the Director, Alaska Division of Technical Services, and that the State of Alaska is owner of A.S.L.S. 81-38 , as shown hereon. I hereby approve this survey and plat for the State of Alaska.

Date: 9-9-81 Joseph C. Bunl
Acting Director
Division of Technical Services

NOTARY'S ACKNOWLEDGMENT

Subscribed and sworn to before me this 9th day of Sept, 1981.

Notary for Alaska Miles W. Kullberg

My Commission Expires 12-10-84

MILES W. KULLBERG

SURVEYOR'S CERTIFICATE

I hereby certify that I am properly registered and licensed to practice land surveying in the State of Alaska, and that this plat represents a survey made by me or under my direct supervision, and the monuments shown thereon actually exist as described, and that all dimensions and other details are correct.

Date: August 28, 1981 Registration No. 3286-S

James H. Wellman
(Name)
Registered Land Surveyor

James H. Wellman
No. 3286-S

DATE OF SURVEY	NAME OF SURVEYOR
Beginning August 3, 1980 Ending June 28, 1981	R & M CONSULTANTS, INC. P. O. BOX 2630 FAIRBANKS, ALASKA 99707

STATE OF ALASKA
DEPARTMENT OF NATURAL RESOURCES
DIVISION OF TECHNICAL SERVICES
ANCHORAGE, ALASKA

L.A.D.S. No. 0204-81-1-3
ALASKA STATE LAND SURVEY No. 81 - 38
A PLAT OF
OLNES WEST SUBDIVISION
WITHIN
SECTIONS 23 & 26 T.3N., R.1W., F.M.

DRAWN BY: L.D.S. DATE : July, 1981	APPROVAL RECOMMENDED: Clyde Duncan Jr. 9/9/81 Chief Cadastral Surveyor Date	
SCALE: N/A	CHECKED: L.R.A.	FILE NO. 81-38

Sheet 2 of 2

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